

**Residential** 1395 Old Stage Road  (1)  (24) **L \$279,900**  
**4163199 Closed** Wakefield, New Hampshire 03872 **C \$260,000**



<b>Zoning:</b>	Res 3	<b>Rooms:</b>	7
<b>Year Built:</b>	1700	<b>Bedrooms:</b>	4
<b>Color:</b>	White	<b>Total Baths:</b>	2
<b>Gross Taxes:</b>	\$ 2,916.00	<b>Full:</b>	1
<b>Taxes TBD:</b>	No	<b>3/4 Baths:</b>	0
<b>Tax Year:</b>	2013	<b>1/2 Baths:</b>	1
<b>Monthly Assoc.\$:</b>	\$	<b>Garage Capacity:</b>	3
<b>Lot Acre:</b>	7.00	<b>Garage Type:</b>	Attached
<b>Lot SqFt:</b>	304,920.	<b>Total Fin SqFt:</b>	2,907
<b>Common Land Acres:</b>		<b>Apx Fin Above Grd:</b>	2,907
<b>Road Frontage:</b>	Yes/ 788	<b>Apx Fin Below Grd:</b>	0
		<b>Apx Ttl Below Grd:</b>	0
<b>Water Frontage:</b>		<b>Foot Print:</b>	
<b>Water Acc Type:</b>		<b>Flood Zone:</b>	Unknown
<b># of Stories:</b>	2	<b>Style:</b>	Colonial
<b>Basement:</b>	Yes /		

**Water Body Type:** **Water Body Name:** **Water Body Restr.:** **Current/Land Use:** **Surveyed:** Yes **Seasonal:** No  
**Land Gains:** **Owned Land:**

**Parcel Access ROW:** **ROW for other Parcel:** **ROW Width:** **ROW Length:**

**Public Rems:** Gated security & unsuppressed privacy best describes this classic 1700's hilltop colonial with views. Ride your horses in peace and quiet. Home features center chimney, wood floors, large rooms, 2009 roof and heating system, attached workshop and 3 car garage. Private gated road. Home also offered with 37 acres for \$359,900. See MLS# 4083731

**Directions:** Route 109 South from Wakefield right on Old Stage Rd to gate.

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm		1	Master BR		2	1st				
Kitchen		1	2nd BR		2	2nd				
Dining Rm			3rd BR		2	3rd				
Family Rm		1	4th BR		2	4th				
Office/Study			5th BR			Bsmt				
Utility Rm			Den							

**Assoc Amenities:** **Possession:**  
**Interior Feat.:**  
**Exterior Feat.:**  
**Basement:** Full , Unfinished  
**Equip./Appl.:** Security System  
**Driveway:** Paved  
**Construction:** Wood Frame  
**Financing:**  
**Floors:** Hardwood  
**Garage/Park:** 3 Parking Spaces  
**Heat Fuel:** Oil  
**Roads:** Dirt , Gravel  
**Sewer:** Private  
**Suitable Land Use:**  
**Fee Includes:**  
**Disability:**  
**Negotiable:**  
**Excl Sale:**  
**Electric:** Circuit Breaker(s)  
**Exterior:** Clapboard  
**Foundation:** Concrete , Stone  
**Heating/Cool:** Hot Air  
**Lot Desc:** Agricultural Prop , Fields , Level , Pasture  
**Occ. Restrictions:**  
**Roof:** Shingle-Asphalt  
**Water:** Private  
**Water Heater:** Electric  
**Building Certs:**  
**Docs Available:**

<b>Tax Rate:</b>	<b>Assmt:</b>	<b>Assmt Yr:</b>
<b>Tax Class:</b>	<b>Source SqFt:</b>	<b>County:</b> Carroll
<b>Covenant:</b> Unknown	<b>Book/Pg:</b> 2335/ 658	<b>Plan/Survey:</b>
<b>Recorded Deed:</b> Warranty	<b>Property ID:</b>	<b>Tax ID No. (SPAN# VT):</b>
<b>Map/Blck/Lot:</b> 231/ / 1	<b>Const. Status:</b> Existing	<b>Home Energy Rated Index Score:</b>
<b>Devel/Subdiv:</b>	<b>High Sch:</b>	<b>Jr./Mid Sch:</b>
<b>District:</b>	<b>Cable:</b>	<b>Electric Co:</b>
<b>Elem Sch:</b>	<b>Phone Co:</b>	<b>Resort:</b>
<b>Fuel Co:</b>	<b># Weeks:</b>	<b>Timeshare %:</b>
<b>Timeshare/Fract. Ownrshp:</b> No		

**Closed Date:** 09/27/2013 **DOM/DUC:** 747 / 39 **Foreclosed Bank-Owned REO:** No

**PREPARED BY**



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